

COMMON COUNCIL
COUNCIL CHAMBERS
NOVEMBER 5, 2014

Mayor Kristen Brown called a regular meeting of the City Common Council to order at approximately 6:00 P.M. in the City Council Chambers.

I. Meeting Called to Order

- A. Opening Prayer was given by Pastor Patrick Galligar with St. Peter's Lutheran Church.
- B. Pledge of Allegiance was led by Mayor Brown.
- C. Roll Call was taken. Dascal Bunch, Ryan Brand, Frank Jerome, Frank Miller, Tim Shuffett, and James Lienhoop were present. Kenneth Whipker was absent.
- D. Councilor Shuffett made a motion to approve the minutes from the City Council meeting on October 21, 2014 as presented. Councilor Brand seconded the motion. Motion passed by a vote of six (6) in favor and zero (0) opposed.

II. Unfinished Business Requiring Council Action

- A. Second Reading of an Ordinance entitled "ORDINANCE NO. 41, 2014, AN ORDINANCE ADOPTING UPDATED FLOOD INSURANCE RATE MAPS AND AMENDING THE FLOOD HAZARD AREA STANDARDS OF THE COLUMBUS & BARTHOLOMEW COUNTY ZONING ORDINANCE FOR THE JURISDICTION OF THE CITY OF COLUMBUS." Jeff Bergman, Planning Director, presented this ordinance. He explained this ordinance updates the City's flood hazard area mapping which is mandated by Federal Emergency Management Agency (FEMA) and Indiana Department of National Resources (IDNR). Jeff stated the ordinance includes a couple of minor adjustments since the first reading at the request of IDNR. Councilor Miller asked what determines base flood elevation. Jeff explained the base flood elevation is the elevation of height of a 100 year flood. There were no comments from the public. Councilor Shuffett made a motion to pass the second reading. Councilor Jerome seconded the motion. Councilor Shuffett made a motion to amend the ordinance as presented. Councilor Jerome seconded the motion. Motion to amend passed by a unanimous vote. Councilor Shuffett made a motion to pass the second reading and adopt the amended ordinance. Council Jerome seconded the motion. Motion passed unanimously.

III. New Business Requiring Council Action

- A. Reading of a Resolution entitled "RESOLUTION NO. 23, 2014, A RESOLUTION APPROVING A DEDUCTION FOR TAX ABATEMENT IN A PREVIOUSLY DESIGNATED ECONOMIC REVITALIZATION AREA PURSUANT TO INDIANA CODE 6-1.1-12.1, ET. SEQ. AND AUTHORIZING THE MAYOR TO EXECUTE THE STATEMENT OF BENEFITS FORM." (Blairer Laboratories, LLC & Moravec Realty, LLC) Carl Malysz, Community Development Director, presented the resolution for tax abatement. He stated Blairer Laboratories, LLC and Moravec Realty, LLC are requesting a tax abatement for real and personal property at its existing facility located at 1600 Brian Drive. They plan to expand the plant by 40,000 square feet to

accommodate new distribution equipment and products, with a total investment of \$2,450,000. As a result of this expansion, 14 jobs will be retained and three (3) jobs will be added by December of 2015. George Breeden with Moravec Realty, LLC and Glen Dodge with Blairex Laboratories, LLC spoke briefly about the project. Councilor Lienhoop stated the Incentive Review Committee met prior to the meeting and found the applications to be in substantial compliance and would recommend the approval for tax abatement. There were no comments from the public. Councilor Brand made a motion to pass the resolution with a ten (10) year abatement. Councilor Shuffett seconded the motion. Motion passed with a unanimous vote.

- B. First Reading of an Ordinance entitled "ORDINANCE NO. ____, 2014, AN ORDINANCE ANNEXING AND DECLARING CERTAIN TERRITORY TO BE A PART OF THE CITY OF COLUMBUS, INDIANA." (Latter Day Saints Annexation) Jeff Bergman presented this ordinance. He explained the Church of Latter Day Saints is requesting that approximately 4.54 acres be annexed to the City of Columbus. Jeff stated the property is currently zoned agriculture preferred, and there is a request pending before the Columbus Plan Commission to rezone the property to permit a church to be built on the site. The property is located at 4850 Goeller Boulevard. Jeff discussed the criteria for annexation. The Plan Commission forwarded this to the City Council with a favorable recommendation by a vote of six (6) in favor and zero (0) opposed. Discussion followed. There were no comments from the public. Councilor Shuffett made a motion to pass the first reading and place in proper channels. Councilor Brand seconded the motion. Motion passed by a unanimous vote.
- C. First Reading and Public Hearing of an Ordinance entitled "ORDINANCE NO. ____, 2014, AN ORDINANCE PROVIDING FOR THE ADDITIONAL APPROPRIATION OF FUNDS FOR THE BUDGET YEAR 2014." (Land Acquisition) Brian Payne, Airport Director, presented this ordinance. He explained the airport is requesting an additional appropriation to purchase 33.86 acres of land on the south east side of the airport, owned by Centra Credit Union. Brian showed maps of the area and stated the land is separated into three (3) parcels. He explained a main objective for the purchase of this property is protecting the airport from any kind of encroachment. Discussion followed. Brian stated there were two (2) appraisals: the agricultural rate was \$7,500.00 per acre and the residential rate was \$15,000.00 per acre. The agreed upon price was \$9,500.00 per acre for a total price of \$321,670.00. There were no comments from the public. Councilor Shuffett made a motion to pass the first reading and place in proper channels. Councilor Jerome seconded the motion. Motion passed by a unanimous vote.
- D. First Reading of an Ordinance entitled "ORDINANCE NO. ____, 2014, AN ORDINANCE ESTABLISHING AN AVIATION SELF-FUELING NON-REVERTING FUND." Brian Payne presented this ordinance by explaining this would establish a non-reverting account for the self-fueling operation at the airport. He stated the self-fuel farm is exceeding all expectations and this fund will solely be used to purchase fuel for resale. Councilor Jerome asked about any excess funds. Jeff Logston explained the funding process, which allows a 25% increase over the airport's previous year appropriation. He stated anything over that amount goes into Aviation General Fund instead of the City's General Fund. There were no comments from the public. Councilor Shuffett made a motion to pass the first reading and place in proper channels. Councilor Bunch seconded the motion. Motion passed unanimously.
- E. Reading of a Resolution entitled "RESOLUTION NO. 24, 2014, A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF COLUMBUS TO ADOPT SPECIFIC CAPITAL IMPROVEMENT

PROJECTS AS THE 2015 CAPITAL BUDGET.” Matt Caldwell, Director of Finance and Operations, presented this ordinance and referenced Exhibit A which lists the capital items, including Parks and Recreation capital. There were no comments from the public. Councilor Shuffett made a motion to pass the resolution as presented. Councilor Brand seconded the motion. Motion passed unanimously.

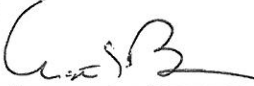
- F. First Reading of an Ordinance entitled “ORDINANCE NO.____, 2014, AN ORDINANCE FIXING SALARIES AND WAGES OF OFFICERS AND EMPLOYEES OF THE CITY OF COLUMBUS, INDIANA FOR CALENDAR YEAR 2014.” Matt Caldwell requested the Council modify the 2014 salary ordinance to allow four (4) departments to transfer funds within the 100’s, the departments are Police, Animal Care, MVH and Fire. He stated Police, Animal Care and MVH are asking for an increase in the over-time line; and the Fire Department is asking for an increase in holiday pay. Matt explained there would not be an increase in the budget. Discussion followed. There were no comments from the public. Councilor Jerome made a motion to pass the first reading and place in proper channels. Councilor Shuffett seconded the motion. Motion passed by a unanimous vote.
- G. First Reading of an Ordinance entitled “ORDINANCE NO.____, 2014, AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF COLUMBUS, INDIANA, TO AMEND CHAPTER 10.28 OF THE COLUMBUS CITY CODE, STOPPING, STANDING AND PARKING.” Dascal Bunch, City Council President, and Jeff Logston briefly explained this ordinance, as well as the following two ordinances. Jeff stated this ordinance has been modified to address parking time limits and fines in the downtown area. Much discussion followed. Council suggested the ordinance be modified to include language that the first violation (or occurrence) should allow a full day of parking with no additional fine. There were no comments from the public. Councilor Jerome made a motion to pass the first reading and place in proper channels. Councilor Bunch seconded the motion. Motion passed by a vote of five (5) in favor and one (1) opposed. Councilor Miller voted nay.
- H. First Reading of an Ordinance entitled “ORDINANCE NO.____, 2014, AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF COLUMBUS, INDIANA TO AMEND CHAPTER 10.20 OF THE COLUMBUS CITY CODE, CENTRAL BUSINESS DISTRICT PARKING REGULATIONS.” Dascal Bunch announced this ordinance and asked if anyone had any questions. Brief discussion followed regarding two way streets. There were no comments from the public. Councilor Jerome made a motion to pass the first reading and place in proper channels. Councilor Brand seconded the motion. Motion passed by a unanimous vote.
- I. First Reading of an Ordinance entitled “ORDINANCE NO.____, 2014, AN ORDINANCE OF THE COMMON COUNCIL OF THE CITY OF COLUMBUS, INDIANA TO AMEND CHAPTER 10.36 OF THE COLUMBUS CITY CODE, HANDICAPPED PARKING SPACES.” Dascal Bunch presented this ordinance. Jeff Logston discussed the changes to the ordinance. Discussion followed regarding handicap fees and enforcement. There were no comments from the public. Councilor Shuffett made a motion to pass the first reading and place in proper channels. Councilor Bunch seconded the motion. Motion passed by a unanimous vote.
- J. First Reading of an Ordinance entitled “ORDINANCE NO.____, 2014, AN ORDINANCE AMENDING THE DESIGNATION POLICY FOR TRANSFERS BETWEEN CERTAIN FUNDS.” Luann Welmer, Clerk Treasurer, presented this ordinance by explaining this would amend an existing ordinance which outlines year end transfers. She stated the

changes will address procedural changes for the year. There were no comments from the public. Councilor Shuffett made a motion to pass the first reading and place in proper channels. Councilor Brand seconded the motion. Motion passed by a unanimous vote.

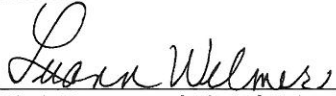
- K. Reading of a Resolution entitled "RESOLUTION NO. 25, 2014, A RESOLUTION OF THE COMMON COUNCIL OF THE CITY OF COLUMBUS TO APPROVE THE SALE OF PROPERTY LOCATED AT 7440 SOUTH INTERNATIONAL DRIVE, COLUMBUS." Jeff Logston presented this resolution and explained there was a previous resolution for sale of the property located at 7440 South International Drive (formerly NuSun), which the potential buyer decided to resend the agreement. He stated this resolution is to approve the sale of the property to Koorsen Properties, LLC, for \$560,000.00, which is \$20,000.00 more than the original offer. There were no comments from the public. Councilor Jerome made a motion to pass the resolution. Councilor Miller seconded the motion. Motion passed by a unanimous vote.

IV. Other Business

- A. Standing Committee and Liaison Reports – Councilor Shuffett stated the Columbus City Utility Board has approved the 2015 financial plan which will be presented at the next Council meeting as a discussion item.
- B. The next regular meeting is scheduled for Tuesday, **November 18, 2014, 6:00 p.m. in City Hall.**
- C. Councilor Shuffett made a motion for adjournment. Councilor Brand seconded the motion. Motion passed unanimously. The meeting adjourned at approximately 7:32 P.M.


 Presiding Officer

Attest:


 Clerk Treasurer of City of Columbus